

**GOVERNMENT OF ANDHRA PRADESH
A B S T R A C T**

Municipal Administration & Urban Development Department – Change of land use from Industrial use, Commercial use & Residential use, Buffer Zone to Residential zone and Commercial use zone to Residential use zone to an extent of Ac.21.4286 cents in R.S.No.43/1P, 44/2P, 44/3, 46/1P, 48/4P, 53/7P of Palacole Rural Village & Gram Panchayat, Palacole Mandal, West Godavari District applied by Sri B. Viswanadha Raju and others – Draft Variation Confirmation – Orders – Issued

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.MS.No. 68

Dated:06.04.2015

Read the following:-

1. From the Director of Town and Country Planning, Andhra Pradesh, Hyderabad, Lr.Rc.No.8378/2013 /R, Dated:23.08.2013.
2. Government Memo.No.19862/H1/2013, MA&UD (H1) Department, Dated:13.09.2013.
3. From the Commissioner of Industries, Hyderabad, Lr.No.29/1/2013/18513, Dated:29.01.2014.
4. Government Memo.No.19862/H1/2013, MA&UD (H1) Department, Dated:23.08.2014.
5. From the Director of Town and Country Planning, Andhra Pradesh, Hyderabad, Lr.Rc.No.8378/2013/R2, Dated:11.11.2014.
6. Government Memo No.11411/I2/2012, MA&UD (I2) Department, Dated:30.06.2012.
7. Government Memo No.19862/H1/2013, MA&UD (H1) Department, Dated:02.12.2014.
8. From the Director of Town and Country Planning, Andhra Pradesh, Hyderabad, Lr.Rc.No.8378/2013/R2, Dated:05.01.2015.
9. Andhra Pradesh Gazette No.450, Part-I, Dated:10.12.2014.

ORDER:

The draft variation to the land envisaged in Palacole General Town Planning Scheme, issued in reference 7th read above, was published in Extraordinary Andhra Pradesh Gazette No.450, Part-I, Dt:10.12.2014. The Director of Town & Country Planning, Hyderabad in the reference 5th read above informed that the applicant has paid an amount of Rs.4,46,434/- towards development / conversion charges and in the reference 8th read above the Director of Town & Country Planning has also informed that, the Panchayat Secretary, Palacole Gram Panchayat, West Godavari District has published the draft variation notification in both English and Telugu daily Newspapers. On publication of notification, no suggestions/ objections received from the public. Hence, the draft variation is confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

**GIRIDHAR ARAMANE
PRINCIPAL SECRETARY TO GOVERNMENT**

To
The Commissioner of Printing, Stationery and Stores Purchase, Hyderabad.
The Director of Town and Country Planning, Andhra Pradesh, Hyderabad.

(P.T.O.)

The Regional Deputy Director of Town Planning, Rajahmundry.
The Panchayat Secretary, Palacole Rural Gram Panchayat, Palacole Mandal,
West Godavari District.

Copy to:

The individual through the Panchayat Secretary, Palacole Rural Gram
Panchayat, Palacole Mandal, West Godavari District.

The District Collector, West Godavari District.
SF/SC.

// FORWARDED :: BY :: ORDER //

SECTION OFFICER

APPENDIX
NOTIFICATION

The following variation to the Palacole General Town Planning Scheme, the Master Plan, sanctioned in G.O.Ms.No.442, MA., dated:25.09.2002, proposed in exercise of the powers conferred by clause (a) under sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site, in R.S.No.43/1P, 44/2P, 3, 46/1P, 2A, 2AP, 3, 4, 7P, 47/1A, 1A/P, 1B, 1B/P, 2/E, 2/EP, 48/1P, 2P, 3P, 4P, 53/4P, 5P, 6, 53/7P to an extent of Ac.21.4286 cents of Palacole Rural Gram Panchayat, the boundaries of which are shown in the schedule hereunder and which is earmarked for Industrial use, Buffer Zone and Commercial use in the General Town Planning Scheme (Master plan) of Palacole sanctioned in G.O.Ms.No.442, MA., Dated:25.09.2002 is now designated for Commercial use, Residential use by variation of change of land use based on the Panchayat Resolution No.180, dated:11.03.2010 as marked "A,B,C,D,E,F" in the revised part proposed land use map G.T.P.No.29/2014/R available in the Palacole Rural GP Office, **subject to the following conditions that;**

1. The applicant shall obtain prior technical approval from competent authority before commencement of any developmental activity at the site under reference.
2. The applicant shall hand over area affected in the Master Plan as shown in the plan i.e. Ac.0.8573 cents to the Palacole Municipality, by way of Registered Gift Deed at free of cost.
3. The applicant shall provide 9.0 m buffer towards sides where Industrial use is designated as per Master Plan and vacant.
4. The applicant shall also provide sufficient buffer along the Irrigation channel bund as per G.O.Ms.No.168, MA&UD, Dt:07.04.2012.
5. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
6. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.

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7. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
8. The change of land use shall not be used as the proof of any title of the land.
9. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
10. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

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| North | : | Existing 30'-0" wide Bund Road and Agricultural lands in R.S.No.52 and vacant lands in R.S.No.53/4P |
| East | : | Agricultural lands in R.S.No.47/2E Part, 47/2D, 47/2C |
| South | : | Partly vacant land in R.S.No.44/1A, 46/7P, Partly unauthorized layout and partly approved L.P.No.82/2005/R and partly T.S.No.859 |
| West | : | Existing road to be widened to 100'-0" as per the Master Plan |

**GIRIDHAR ARAMANE
PRINCIPAL SECRETARY TO GOVERNMENT**

SECTION OFFICER